

TEXAS AVENUE CORRIDOR STUDY
PROPERTY INVENTORY SURVEY FORM

Property ID: R33361

12/13

Property Information

property address: 416 LAWRENCE

legal description: MITCHELL-LAWRENCE-CAVITT, BLOCK 2, LOT 17

owner name/address: HYDER, SYED

911 WINGED FOOT DR

COLLEGE STATION, TX 77845-8973

full business name:

land use category:

SFRs

type of business:

current zoning:

MU-2

occupancy status:

Occup.

lot area (square feet):

140

frontage along Texas Avenue (feet):

119

lot depth (feet):

7000

sq. footage of building:

798

property conforms to:

☒ min. lot area standards

☒ min. lot depth standards

☒ min. lot width standards

49 = 50

Improvements

of buildings:

1

building height (feet):

10

of stories:

1

type of buildings (specify):

wood-frame

building/site condition:

3

buildings conform to minimum building setbacks:

☒ yes

☐ no

(if no, specify)

approximate construction date:

accessible to the public:

☐ yes

☒ no

possible historic resource:

☐ yes

☒ no

sidewalks along Texas Avenue:

☐ yes

☒ no

119

other improvements:

☒ yes

☒ no

(specify)

concrete deck

(pipe fences, decks, carports, swimming pools, etc.)

Freestanding Signs

☐ yes

☒ no

☐ dilapidated

☐ abandoned

☐ in-use

of signs:

type/material of sign:

overall condition (specify):

removal of any dilapidated signs suggested? ☐ yes ☐ no (specify)

Off-street Parking

improved: ☐ yes

☒ no

parking spaces striped:

☐ yes

☒ no

of available off-street spaces:

1

lot type:

☐ asphalt

☐ concrete

☒ other

gravel

space sizes:

sufficient off-street parking for existing land use: ☐ yes

☐ no

overall condition:

end islands or bay dividers:

☐ yes

☒ no

landscaped islands: ☐ yes

☒ no

Curb Cuts on Texas Avenue

how many: 0 curb types: ☐ standard curbs ☐ curb ramps curb cut closure(s) suggested? ☐ yes ☐ no

if yes, which ones: _____

meet adjacent separation requirements: ☐ yes ☐ no meet opposite separation requirements: ☐ yes ☐ no

Landscaping

☒ yes ☐ no (if none is present) is there room for landscaping on the property? ☐ yes ☐ no

comments: trees

Outside Storage

☐ yes ☒ no (specify) _____
(Type of merchandise/material/equipment stored)

dumpsters present: ☐ yes ☒ no are dumpsters enclosed: ☐ yes ☒ no

Miscellaneous

is the property adjoined by a residential use or a residential zoning district?

☒ yes ☐ no (circle one) residential use residential zoning district

is the property developable when required buffers are observed? ☒ yes ☐ no

if not developable to current standards, what could help make this a developable property?

accessible to alley: ☐ yes ☒ no

Other Comments:
